



15 The Waldens, Kingswood, Maidstone, Kent, ME17 3QG
Price £465,000

A beautifully presented extended 4 bedroom semi-detached property situated in the popular village of Kingswood. The present owners have improved the property significantly to now include a stunning kitchen/breakfast room and extended living room with double glazed bi-fold doors, both rooms connecting with the dining room, allowing for both open plan living together with the ability to separate each reception room.

Excellent off-road parking facilities are available with a two car driveway to the front, allowing access to both the single garage and further area of hard standing behind double gates, leading to the beautifully stocked rear garden. The property also benefits from double glazing throughout, gas fired central heating and really must be viewed internally to be appreciated.

The village of Kingswood provides a semi-rural setting for those looking for a property in a quieter location, whilst offering easy access to the M20 motorway and a mainline train station at Hollingbourne. Kingswood is situated approximately 5 miles east of Maidstone.



ON THE GROUND FLOOR

Double glazed entrance door leading into

Entrance Hall

Double glazed window to side. Two radiators.
Laminate flooring. Under stairs storage cupboard.

Downstairs Cloakroom

Low level WC. Contemporary style wash hand basin set on pine corner cupboard. Heated chrome style towel rail. Tiled walls. Obscured double glazed window to front.

Kitchen/Breakfast Room 23'9" x 11'3" narrowing to 6'3" (7.24m x 3.43m narrowing to 1.91m)

Superb range of high and low level units incorporating a 1½ bowl sink unit with chrome mixer tap set within work surface. Dual fuel Leisure Cookmaster Range cooker. Integrated washing machine, dishwasher and fridge freezer. Breakfast bar. Contemporary style wall mounted radiator. Laminate flooring. Gas fired boiler serving central heating and domestic hot water. Double aspect with two double glazed windows to front and double glazed door to side. Doors connecting with

Dining Room 15'6" x 12' (4.72m x 3.66m)

Double glazed window to side. Radiator. Feature fireplace with ornate mantel and surround with marble hearth and inset and coal effect electric fire. Double doors leading to

Conservatory 11'9" x 11' (3.58m x 3.35m)

Double glazed windows and French doors leading to rear garden. Tiled floor. Electric heater.

Living Room 19'6" x 16'6" (5.94m x 5.03m)

Open chimney breast with ornate surround and brick hearth. Double glazed bi-fold doors to rear garden. Two radiators. Doors leading to Dining Room.

ON THE FIRST FLOOR

Landing

Airing cupboard with slatted shelving.

Bedroom One 15'6" x 11'6" (4.72m x 3.51m)

Triple aspect with double glazed windows to front, rear and side. Two radiators. Built-in double wardrobe. Built-in single wardrobe.

Bedroom Two 9'6" excluding door well x 8'9" (2.90m excluding door well x 2.67m)

Double aspect with double glazed window to front and side. Radiator. Built-in double wardrobe.

Bedroom Three 8'9" x 7'9" (2.67m x 2.36m)

Double glazed window to rear. Radiator. Access to loft space.

Bedroom Four 7'9" x 7'9" (2.36m x 2.36m)

Double glazed window to rear. Radiator.

Bathroom

Modern white suite comprising panel enclosed bath with Mira independent shower unit and screen door. Pedestal wash hand basin. Low level WC. Heated chrome style towel rail. Tiled walls. Vinyl floor covering. Obscured double glazed window to front.

EXTERNALLY

Garage

Metal up and over door to front. Light and power points. Courtesy door to side. The garage is approached by a driveway allowing off-road parking for two vehicles.

Gardens

The FRONT GARDEN has a herringbone brick paved path leading to front door with area of lawn to side. Double gated side access to rear garden.

The L-SHAPED REAR GARDEN measures approximately 45' in width x 36' in depth extending to approximately 65' in depth. The majority of the garden has been laid to lawn with most attractive flower and herbaceous borders. Flagstone paved patio. Raised decked area with fitted gazebo. Area of hard standing for additional parking if required.

VIEWING

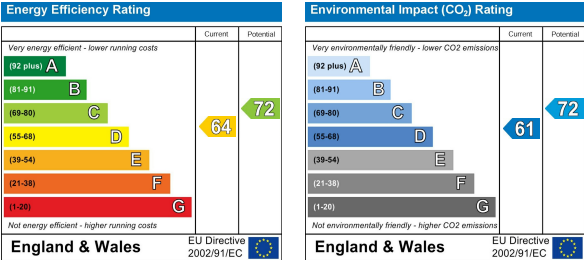
Strictly by arrangement with the Agent's Bearsted Office, 132 Ashford Road, Bearsted, Maidstone, Kent ME14 4LX. Tel: 01622 739574.

DIRECTIONS

From the Agent's Bearsted Office proceed in an easterly direction on the A20 Ashford Road for approximately 3 miles, turning right into Broomfield Road. Continue for approximately one mile, turning left into Gravelly Bottom Road, third left into Cayser Drive and second left into The Waldens, whereby the property will be found on the left hand side.







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